

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between Carlton Company, LLC, a Mississippi Limited Liability Company, Grantor, and Kevin Derek McGee and Venesia McGee, husband and wife, Grantees,

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantees to the Grantor, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantor does hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantees, as joint tenants with full right of survivorship and not as tenants in common, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DESOTO, State of Mississippi, and more particularly described as follows, to-wit:

Lot 8, 1st Revision, Unit 1, Freeport Industrial Park, situated in Section 22, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 33, Page 18, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantees, their heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.

c:\property\wd

73 STATE MS.-DESOTO CO.
FILED

DEC 4 2 56 PM '02

BK 433 PG 361
W.E. DAVIS CH. CLK.

3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.

IN TESTIMONY WHEREOF, witness the signature of the Grantor on this the 3rd day of December, 2002.

Carlton Company, LLC

Bill Davis
Bill Davis, Member

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for this jurisdiction, the within named Bill Davis, who acknowledged to me that he is the Member of the corporation known as Carlton Company, LLC, a Mississippi Limited Liability Company and that for and on behalf of said limited liability company and as its act and deed he signed and delivered the foregoing instrument of writing on the day and year therein mentioned, he having been first duly authorized to do so.

GIVEN under my hand and official seal on this the 3rd day of December, 2002.



Emily Wade Turner
NOTARY PUBLIC

My Commission Expires: November 29, 2004
Bonded Thru Dixie Notary Service, Inc.

ADDRESS OF GRANTOR:
2735 Stateline Road
Southaven, Mississippi 38671
Home: 662.260.2585
Work: NA

ADDRESS OF GRANTEEES:
3773 Roman Forest Drive
Southaven, MS 38671
Home: 662.449.5949
Work: 901.332.3414

PREPARED BY AND RETURN TO:
HOLCOMB DUNBAR, P.A.
P. O. BOX 190
SOUTHAVEN, MS 38671-0190
(601) 349-0664

FILE# 902217/JSM